

April 22, 2009

This report represents a preliminary determination of project requirements from various city departments based on project characteristics that you identified on the Site Plan and the Preliminary Application Form. The city's goal is to provide you with as much information and assistance as possible prior to your permit application submittal. Complete and accurate application materials help to reduce the need for correction cycles that delay permit approval. This coordinated list of requirements and decisions has been created for you to use as a reference for creating a more complete submittal package. The information in this report can also be utilized if you need to develop a street improvement plan (SIP) for submittal to SDOT for screening and acceptance (SDOT CAM 2206 and 2209).

Note: The applicant assumes full responsibility for determining all permit requirements and infrastructure improvements per applicable sections of the Seattle Municipal Code and the City of Seattle's Right-of-Way Improvement manual.

- If a SIP is required, SDOT must accept your SIP before DPD construction intake (see CAM 2209).
- If street improvements are required, you must obtain all necessary permits from SDOT.
- Street use permits are required for all work in the right-of-way (see SDOT CAM 2100).

Project Summary			
AP/Project No.	6212751	Ground Disturbance	Υ
Application Template	BLDG	PASV Required This Permit	Υ
Application Type	CONSTRUCTION AND DEVELOPMENT	Date PASV Completed	04/08/09
Category	SINGLE FAMILY / DUPLEX	PASV Done Under	
DPD Review Type	FULL	Permit Remarks	
Address	3720 59th Ave SW		
Location			
Zoning		Applicant	JEREMY RENE 2450 6TH AVE S STE 207 SEATTLE WA 98134 (206) 721-1424
King County APN	1024000079		
Permit Status	Initial Information Collected		
	Construct New single family residence with detached garage.	Applicant Email	jeremyr@renearchitecture.com
		Linked AP/Project Nos.	
SDOT Project No			

Seattle City Light Requirements

Contact: Bob Hansen, bob.hansen@seattle.gov

Based on the information provided at this time, it does not appear that any SCL electrical work is required to accommondate construction of your project. For electrical service design and connection questions, please refer to "Applicant Next Steps." Be advised that it is your responsibility to seek guidance from SCL should the scope of the project change or should the applicant become aware of proposed construction in the right-of-way. Failure to contact SCL at your earliest convenience could serverely impact your project's scope, schedule and budget. This responsibility rests solely with the applicant.

DPD Drainage Requirements

Contact: Michelle M Macias, (206) 684-3068, michelle.macias@seattle.gov

Existing Public Drainage Infrastructure

Sanitary sewer main location: 59th Ave SW

Sanitary sewer main size: 8-inch

Storm drainage main location: SW Charlestown St

Storm drainage main size: 12-inch

Drainage

The drainage point of discharge (SMC 22.802.015.C.1) is located at: Public storm drain system.

An extension of the public storm drain is required (SMC 21.16.270 B). Extend main from SW Charlestown St to property extreme.

Wastewater

The wastewater point of discharge (SMC 21.16.070.B) is located at 59th Ave SW.

All homeowners and building owners in King County's service area whose home or building was newly connected to the King County sewer system on or after Feb. 1, 1990 must pay a King County Capacity Charge. Further information is available online at http://dnr.metrokc.gov/wtd/capchrg/

Permanent and Temporary Dewatering

The footing drain (if part of building plan) point of discharge (DPD DR 3-2006/SPU DR 02-06 VII.H) is located at the following: Public storm drain system.

DPD Land Use Code Requirements

Contact: Branin Burdette, (206) 615-1331, branin.burdette@seattle.gov

Street Requirements

Based on the scope of the proposed project, the following street improvements are required per Chapter 23.53 of the Seattle Municipal Code. Please review Right-of-Way Improvements Manual for design criteria (http://www.seattle.gov/transportation/rowimanual/manual/). Show required street improvements on your "enhanced site plan" at DPD permit application intake. If an SDOT Street Improvement Plan (SIP) is required, please list SDOT project number and SDOT contact name on the enhanced site plan. Street Improvement Plans must be accepted by SDOT prior to DPD permit application intake.

59TH AVE SW

Grading to future ROW grade. See http://www.seattle.gov/transportation/gradesheetintro.htm

New structures must be designed to accommodate future right-of-way improvements. To ensure that driveways and pedestrian access points are designed to match these future street improvements, please use the Building Grade Calculator, which can be found at

http://www.seattle.gov/transportation/gradesheetintro.htm

Because full street improvements are not being required for this project, a no-protest agreement is required. This form can be found at http://www.seattle.gov/dpd/Publications/Forms/Building_Permit/default.asp.

Land Use

Based on the project scope and/or location of environmentally critical areas on the development site, SEPA may be required. See CAM 208 for more details.

Based on the preliminary scope, the project may qualify for a specific exemption under the Environmentally Critical Areas Ordinance. Application and decision on the exemption must be made before submittal of a application. See CAM 327 for more details.

Development within a steep slope or steep slope buffers requires a steep slope area variance. See CAM 330 for more details.

An arborist report is required. See CAM 242 for more detail.

Other Requirements

• Based on the preliminary application materials, DPD recommends that the applicant visit the Applicant Services Center to receive coaching on the proposed project.

SDOT Requirements

Contact: Matthew Tabalno, <u>matthew.tabalno@seattle.gov</u>

The City of Seattle's Right-of-Way Improvements Manual (ROWIM) and SDOT's Street & Sidewalk Pavement Opening and Restoration (PORR) Director's Rule 2004-02 may be accessed from SDOT's Street Use website at:

http://www.seattle.gov/transportation/stuse_docs.htm. Whenever possible, specific reference notation for these two design documents is noted next to the design characteristics below. Be advised that these specific section and chapter references are provided as preliminary guidance only and are not comprehensive in scope.

Permit Requirements

Initial Review Deposit: \$1,250

SDOT Plan Requirements: Engineered plan

SDOT Permit Requirements: Group 3: Street Use Major (Type 45). Street Improvement Plan (SIP) must be

accepted by SDOT prior to DPD intake. Please visit SDOT's Street Use website at:

http://www.seattle.gov/transportation/stuse_docs.htm to obtain SDOT Client Assistance Memos (CAMs), applications, templates, packets and checklists to assist in obtaining your street improvement permit (SIP).

Street Improvement Requirements 59TH AVE SW

New/replacement sidewalk: See Right of Way Improvement Manual (ROWIM) sections 4.11.2 and 4.11.3 as well as the City of Seattle Standard Plan 420, 421 and 422. See Right of Way Improvement Manual (ROWIM) section 1.4 for a link to the City's Standard Plans and Specifications.

New/Replacement Curb: See ROWIM sections 4.8.2 and 4.8.3 as well as the City of Seattle Standard Plan 422A. See ROWIM section 1.4 for a link to the City's Standard Plans and Specifications.

New/replacement driveway: See Right of Way Improvement Manual (ROWIM) sections 4.9.2 and 4.9.3 as well as the City of Seattle Standard Plan 430, 431. See Right of Way Improvement Manual (ROWIM) section 1.4 for a link to the City's Standard Plans and Specifications.

SPU Requirements

Contact: Susie Larson, susie.larson@seattle.gov

Existing Public Infrastructure - Water

Water main location: 59th Ave SW

Water main size: 8"

Water main pipe material: Cast Iron

Closest fire hydrant location: Intersection of Boyd Pl, Charlestown, and 59th Ave

Closest fire hydrant distance from property line: 130

Water Availability

The water infrastructure information shown is preliminary. Apply for a water availability review. Additional information and a review application can be found on our web site: http://www.seattle.gov/util

Other Requirements

Owners of residential property occupied by a tenant who will be displaced by housing demolition, substantial rehabilitation, change of use, or removal of use restrictions may need to obtain a Tenant Relocation License. Refer to DPD CAM 123, Seattle's Tenant Relocation Assistance Ordinance, for further information and instructions or call (206) 684-7889.

If your project involves additions or modification to or demolition of an existing building that contains four or more dwelling units or 4,000 square feet or more of non-residential area, and the building is a designated historic landmark or is 50 years old and meets the criteria set forth in SMC 25.12 for landmark designation, SEPA is required. Please contact the Department of Neighborhoods at (206) 684-0228 or www.seattle.gov/neighborhoods/preservation to determine if your building is a designated landmark of if a referral is necessary to determine if the building meets the criteria in SMC 25.12. Refer to CAM 208 for information regarding the application requirements for a SEPA review and CAM 3000 for information regarding landmarks and historic preservation.

Applicant Next Steps

- 1. Please review the requirements set forth in this report.
- 2. Use Client Assistance Memos (CAMs), checklists and standards, and 5 Steps for a Successful DPD Application Submittal (available on the DPD website) for additional information.

- 3. Call or e-mail the appropriate contact if you have any outstanding questions.
- 4. If a SIP is required, you must submit it to SDOT to screen for acceptance a minimum of five days prior to DPD construction intake. DPD will not accept your application until this has been done.
- 5. Use the Seattle City Light website to obtain a range of information and services including the Requirements for Electric Service Connection (RESC), electric service applications and guidelines (http://www.seattle.gov/light/newconstruction/).
- Contact an Electric Service Representative for your electrical service design and connection questions: North of Denny Way (206) 615-0600
 South of Denny Way (206) 386-4200
 Large Commercial & Industrial (206) 233-7177
 Service Applications (206) 233-APPS (2777)
- 7. If you have additional questions or need additional help, you may request a pre-submittal conference. For more information, call (206) 684-8850 or go to DPD's website for a copy of the pre-submittal conference application and instructions (http://www.seattle.gov/dpd/Publications/Forms/Building_Permit/default.asp).
- 8. When all issues have been addressed, you may schedule an intake appointment with DPD. Please bring a copy of this report.

The requirements and determinations set forth in this document are based on the following:

Details provided by the applicant on the preliminary application form and site plan submitted to DPD. If project criteria are changed before your SDOT SIP is designed and/or before your DPD intake, the requirements in this report are subject to change.

Current stormwater and side sewer codes. Major updates to these codes are expected in the third quarter of 2009. Projects are vested at the time of complete application acceptance.

Current municipal codes and ordinances, which may be subject to change. If there are code changes prior to your DPD intake, the project must meet the new code requirements unless it is vested through a published master use permit (MUP) decision.

The scope of your proposed project as described in the preliminary application form. Additional street improvement requirements may be triggered if a permit application for a development project on adjacent property is also undergoing review.